

CITY PLANNING COMMISSION PUBLIC HEARING NOTICE

TUESDAY, JANUARY 12, 2021

PUBLIC HEARING: 1:30 P.M.

CITY COUNCIL CHAMBER (CITY HALL - 1E07) OR VIA TELECONFERENCE

The City Planning Commission, in accordance with the provisions of Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hold a public hearing on January 12, 2021 at 1:30 pm. The public hearing will consider the following proposed amendments to the Comprehensive Zoning Law of the City of New Orleans.

Under the authority granted in Act 302 of the 2020 Regular Legislative Session, the City Planning Commission certifies that it will convene a meeting on January 12, 2021 at 1:30 pm via teleconference/Zoom to hear matters that are critical to the continuation of the business of the Commission and that are not able to be postponed to a meeting due to a legal requirement or deadline in the Comprehensive Zoning Ordinance that cannot be changed. All efforts will be made to provide for observation and input by members of the public.

Zoning Docket 001/21 - Request by Grace 9999, LLC for a conditional use to permit a standard restaurant in an HU-B1 Historic Urban Neighborhood Business District, CPC Character Preservation Corridor Design Overlay District, and the Magazine Street Use Restriction Overlay District, on Square 217, Lot D, in the Sixth Municipal District, bounded by Magazine Street, Louisiana Avenue, Toledano Street, and Camp Street. The municipal address is 3329 Magazine Street. (PD 2)

Zoning Docket 002/21 - Request by Wang Sheng, LLC for a conditional use to permit the retail sale of packaged alcoholic beverages in a C-2 General Commercial District, an HUC Historic Urban Corridor Use Restriction Overlay District, and the EC Enhancement Corridor Design Overlay District, on Square 5, Lots 30, 7, 8, E, K, and 12, in the Sixth Municipal District, bounded by South Claiborne Avenue, Delachaise Street, General Taylor Street, and South Derbigny Street. The municipal addresses are 3701 South Claiborne Avenue and 3000 Delachaise Street. (PD 2)

Zoning Docket 003/21 - Request by City Council Motion No. M-20-400 for a text amendment to the Comprehensive Zoning Ordinance to establish the Algiers Riverfront Overlay District, to ensure that certain uses and designs are compatible with and preserve the character and integrity of Algiers, applying to all lots, except for those zoned Neighborhood Open Space (OS-N), within the following boundaries: the Mississippi River at the Crescent City Connection to Brooklyn Avenue, continuing along Brooklyn Avenue, including Brooklyn Avenue becoming Powder Street, continuing along Powder Street to Pelican Avenue, continuing along Pelican Avenue to Bouny Street, continuing along Bouny Street to Delaronde Street, continuing along Delaronde Street to Seguin Street, continuing along Seguin Street to Morgan Street, continuing along

Morgan Street until it becomes Patterson Road, continuing along Patterson Road to Hendee Street, and from Hendee Street north to the Mississippi River.

Zoning Docket 004/21 - Request by City Council Motion No. M-20-401 for a text amendment to the Comprehensive Zoning Ordinance to amend Article 5 “Planned Development Standards” and/or the creation of a zoning overlay district known as the “Brown’s Dairy Affordable Housing Homeownership District” bounded by Erato Street, Baronne Street, Carondelet Street, and Martin Luther King, Jr. Boulevard, for the purpose of providing additional flexibility in the redevelopment of certain sites, which will allow for the creation of affordable housing homeownership opportunities.

Zoning Docket 005/21 - Request by Renewal Homes II, LLC for a conditional use to permit a neighborhood commercial establishment in an HU-RD2 Historic Urban Two-Family Residential District, on Square 279, Lot A, in the Fourth Municipal District, bounded by Dryades Street, Toledano Street, Danneel Street, and Harmony Street. The municipal addresses are 3221-3225 Dryades Street. (PD 2)

Zoning Docket 006/21 - Request by Bryant G. Rice for a conditional use to permit a three unit multi-family residence in an HMR-3 Historic Marigny/Tremé/Bywater Residential District and an RDO-1 Residential Diversity Overlay District, on Square 279, Lot 20 and 21 or Part of Lot 221 or an undesignated lot, in the Third Municipal District, bounded by Burgundy Street, Saint Roch Avenue, Spain Street, and Dauphine Street. The municipal addresses are 2458-2460 Burgundy Street. (PD 7)

Zoning Docket 007/21 - Request by St. Henry’s Inc. for a conditional use to permit a primary educational facility in an HU-RD2 Historic Urban Two-Family Residential District, on Square 204, Lots 22, 23, 24, and 25, in the Sixth Municipal District, bounded by Constance Street, Milan Street, General Pershing Street, and Magazine Street. The municipal address is 4219 Constance Street. (PD 2)

The City Planning Commission, in accordance with Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hear proponents and opponents to the above proposed changes to the Comprehensive Zoning Law of the City of New Orleans. All interested parties are encouraged to attend and all relevant comments concerning the proposed changes are encouraged. The CPC has established public hearing rules within its Administrative Rules, Policies, & Procedures, which are available on the CPC website (www.nola.gov/cpc). You may also submit written comments to the Executive Director in advance by mail (1300 Perdido Street, 7th floor, New Orleans LA 70112) or email (CPCinfo@nola.gov). All written comments must be received by 5 p.m. on the Monday eight days prior to the hearing date.

December 23 and December 30, 2020, and January 6, 2021

Robert Rivers, Executive Director